



**Demolition Permit
Application
Information Sheet**
City of Osage Beach

PLEASE READ THIS INFORMATION SHEET CAREFULLY TO AVOID DELAYS IN THE PERMITTING PROCESS

The City of Osage Beach enforces the ICC 2018 International Building Code, International Residential Code, International Fire Code, International Plumbing Code, International Mechanical Code, International Fuel Gas Code, International Property Maintenance Code, the 2017 National Electrical Code, and the City of Osage Beach Design Guidelines.

Application Process and Review Time

Incomplete applications will not be accepted or reviewed.

PLEASE SUBMIT ALL PERMIT APPLICATIONS AND SUPPORTING PLANS, SPECIFICATIONS AND DOCUMENTS VIA EMAIL. COMPLETE APPLICATION SUBMITTALS SHOULD BE SENT TO buildingdepartment@osagebeach.org

Required Documents

- ☐ Completed and Signed Demolition Permit Application
- ☐ Plot plan showing location of structure to be demolished
- ☐ Pictures of structure to be demolished, consisting of at least one picture of each side of the structure
- ☐ Copy of Asbestos Inspection report, as required by the Missouri Department of Natural Resources
- ☐ Copy of Asbestos abatement procedures/ delivery tickets, as required by Missouri Department of Natural Resources
- ☐ A bond, in the amount of \$2000, payable to the City of Osage Beach, to ensure the successful and full completion of all permitted work
- ☐ Written consent of the property owner, if different from the applicant.
- ☐ Signed [City Design Guidelines](#)

Additional Documents that may be required

- ☐ Projects requiring DNR permits: A copy of the DNR permit is required with application for City permit
- ☐ Any other required documents required by City Design Guidelines

No permit will be issued until all contractors listed on the permit have their license.

All applicable permits and fees are required to be submitted and paid prior to doing any work. When the permit is approved, you will be contacted by the Building Department.

Demolition permits are to be posted, visible from the road, at the job site.

Fees

Single-Family Residential | \$50
Accessory Structures | \$50
Commercial | \$75

Inspections

It is the responsibility of the Permit Applicant or their Authorized Designee to call for all required inspections. The contractor/owner will be held accountable for any work done without an inspection by the City of Osage Beach.

Demolition permits are valid for 45 days after issuance.

A permit may be renewed for an additional 45 days, at the discretion of the Building Official, for good cause.

A PERMIT CAN BE RENEWED ONLY ONCE.

**If you have any questions or require further clarification, please contact the Building Department via phone or email
573-302-2030 | buildingdepartment@osagebeach.org**



Demolition
Application for Plan
Examination and Building
Permit

City of Osage Beach

App Date: _____

Applicant is ☐ Owner ☐ Contractor

Owner Information

First Name: _____
Email Address: _____
Mailing Address: _____

Last Name: _____
Phone: _____
City _____ State: _____ Zip: _____

General Contractor Information

First Name: _____
Business Name: _____
Email Address: _____
Mailing Address: _____

Last Name: _____
City of Osage Beach License #: _____
Phone: _____
City _____ State _____ Zip: _____

Property Information

Street Name: _____
Subdivision: _____
Physical Location/Street Address: _____

Lot Number _____

Estimated work start: _____
Estimated completion date: _____
Purpose of proposed work: _____

☐ Accessory Structure ☐ Commercial ☐ Residential

Job Site Requirements

Establish all necessary erosion control before any utilities are removed or any work is commenced on the job site.
Cause all utility connections to be removed from the structure and lot back to the point of connection with the utility main or trunk line.
Cause all water lines to be disconnected at the point of service and capped, as approved by the Osage Beach Water Department.
Cause all sewer lines to be disconnected at the point of service and capped, as approved by the Osage Beach Sewer Department.
Complete removal of all structural and nonstructural components, including footings, foundations, and slabs
Cause all excavated areas to be backfilled, graded to the extent possible and seeded with appropriate vegetation to prevent erosion.

I am familiar with the City of Osage Beach's Specifications and Job Site Requirements and agree to comply with the requirements

Signature of Contractor

Date

Printed Name of Contractor

Application Reviewed and Approved by:

Building Official

Date



Design Guidelines

<https://osagebeach-mo.gov/911/City-Design-Guidelines>

City of Osage Beach

The City's Design Guidelines are a detailed supplement to the City's Municipal Code, Ordinances, and sets forth the requirements and policies for the design of City infrastructure. The primary goal of the design guidelines is to ensure public safety and provide a high quality environment for those living and visiting our great City.

City infrastructure shall be designed and constructed in accordance with the following:

- Missouri Department of Highways and Transportation Commission Project Design Manual
- Missouri Department of Highways Standard Specifications
- American Association of State Highway and Transportation Officials (AASHTO) Policy for the Geometric Design of Highways and Streets
- Missouri Department of Natural Resources Regulations
- International Building Code
- National Electric Code
- International Plumbing Code
- International Mechanical Code
- International Fire Code

And includes additional standards, policies and ordinances as stated therein.

Copies of the City's Design Guidelines may be downloaded below by clicking on each section or packet.

City of Osage Beach's Design Guidelines Downloads

- [Section 1 - Overview](#)
- [Section 2 - Water System](#)
- [Section 3 - Sewerage System](#)
- [Section 4 - Storm Drainage](#)
- [Section 5 - Street, Roadways, and Parking](#)
- [Section 6 - Road Cuts, Utility Trenches, and Excavation](#)
- [Section 7 - Street Lights](#)

Information Packets

- [Packet A - Water Information](#)
- [Packet B - Sewer Information](#)
- [Packet C - Sediment Control and Storm Drainage Information](#)
- [Packet D - Road Cuts, Utility Trenches, Excavation Permit, and Road Encroachment Information](#)
- [Packet E - Street Light Information](#)

By signing, you agree that all construction will adhere to the City of Osage Beach Design Guidelines

Signature

Date